K 1677

WARRANTY DEED Form 1001 Published by Tennessee Title Company

For and in consideration of the sum of $ --Four thousand seven hundred fifty and no/100ths ($4750.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged,

We, Arthur E. Courtenay and wife, Essie H. Courtenay, have bargained and sold, and by these presents do transfer and convey unto the said A. F. Goodwin and wife, Martha Louise Goodwin, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being Lots Nos. 1 and 2 on the Map of D. M. Mincy's Addition to Flat Rock, of record in Book 547, page 24, Register's Office for said County.

Said Lots Nos. 1 and 2 adjoin and front together 131.4 feet on the northerly side of Wheeler Avenue and runs back between lines, 188 feet on the westerly line of Lot No. 1 and 195.6 feet on the easterly line of Lot No. 2, to an alley in the rear on which they measure 128 feet.

Being the same property conveyed to Arthur E. Courtenay and wife, Essie H. Courtenay, by deed from E. A. Elmore and wife, of record in Book 1279, page 307, said Register's Office.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said A. F. Goodwin and wife, Martha Louise Goodwin, their heirs and assigns, forever.

And we do covenant with the said A. F. Goodwin and wife, Martha Louise Goodwin that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.

And we, Arthur E. Courtenay and wife, Essie H. Courtenay, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said A. F. Goodwin and wife, Martha Louise Goodwin, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 2nd day of December, 1948.

Arthur E. Courtenay

Essie H. Courtenay

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Mary C. Mammarelli, a Notary Public in and for said County and State, the within named Arthur E. Courtenay and wife, Essie H. Courtenay, the bargainor s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2nd day of December, 1948.

Commission expires July 7, 1949

Mary C. Mammarelli
Notary Public

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